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**for RANCHES & FARMS call**  
**Crater Lake Realty, Inc.**  
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**240 ACRE CATTLE RANCH/FEEDLOT**  
**Custom 4000+ sq. ft. home**  
 Currently raising organic dairy replacements and conventional beef calves. 3000 capacity feedlot; cement bunks; 300+ head lockups, 70'x140' clear span hayshed, 30'x60' shop, vet/storage barn; Multiple pasture/dry lots with water; 60'x300' silage pit; 2 stock wells with generator hook-ups; Manure export; County paved road access; Public school nearby; Local unlimited hay supply. Equipment available.  
 Silver Lake/Fort Rock, OR area  
 3% Commission offered to Real Estate Brokers  
**\$999,950 • (541) 576-4088**

**DECKER'S DEALS!**  
 Contact Everett Decker, agent at John L. Scott-Redmond, OR 541-480-8185  
 email: everettd@johnlscott.com  
 Finally got the cattle turned out. Now on to irrigating. Several farm auctions going on.  
**NEW LISTING - 12+ ACRES** of well fenced, flood irrigated pasture land just north of Redmond. **\$140,000**  
**PRICE REDUCTION. OWNER SAYS SELL BEFORE HE HAS TO IRRIGATE IT.** 79 acres with 64.39 acres of North Unit irrigation from a pivot. Third year alfalfa. Very nice 2 bed-2 bath manufactured home plus a 5184 sq ft hay shed-stock barn. **NEW PRICE \$479,500 johnlscott.com/53097**  
**493 ACRES 8 MILES NE OF MADRAS.** 119 Acres of pressurized irrigation from North Unit. Wheel lines. 1800 square foot 3 bed-2 bath Manu. Home. Also an 8736 square foot hay barn. Good wildlife and water fowl habitat. Some dry land pasture and irrigated pasture as well as some good quality crop land near Mud Springs Creek. **\$895,000**


**United Country Real Estate** | **Jett Blackburn Real Estate Inc.**  
**40 ACRES EAST OF BURNS - PRIVATE LOCATION**  
 3 bd spacious 2008 mfd home located on 40 acres. Hardi plank siding, full concrete slab under home. Lots of extras in home. Great property to have your animals and privacy.  
**\$128,500 REDUCED TO \$118,500**  
**COUNTRY HOME JUST OUTSIDE OF BURNS**  
 3 bd, 1560 sf home located on 5.94 acres. Nice pasture field plus large barn & corrals. Home has new paint inside & out & new floor coverings. Great setting. Hard to find property being close to town with smaller acreage. **\$275,000**  
 Curt Blackburn, Broker 541-589-0025 Nancy Gregg, Broker 541-589-1362  
 707 Ponderosa Village • Burns, OR 97720  
 541-573-7206 • Fax: 541-573-5011  
 E-mail: jblackbn@centurytel.net  
 www.Jettblackburn.com

**FARM & HUNT THIS 606 ACRES**  
 of non-irrigated crop land. 435 acres are tillable with seasonal creeks. Patches of timber make for excellent elk, deer, grouse and turkey hunting. Located North of Enterprise, OR.  
**MLS# 18516598 \$599,000**

**www.RubyPeakRealty.com**  
**365 ACRE HUNTING PARCEL**  
 Great pasture and timber. Year around springs and Threebuck Creek runs through the property. Land Owner Preference tags. Located East of Joseph, OR.  
**MLS# 18284355 \$399,000**  
 Kirk Makin  
 Owner, Principal Broker  
 Cell: (541)398-0340  
 kirkmakin@frontier.com  
 PO Box 638  
 83365 Joseph Hwy  
 Joseph, OR 97846

579 Acreage 579 Acreage 579 Acreage 579 Acreage 579 Acreage 579 Acreage 579 Acreage 579 Acreage

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**PRICE REDUCTION**  
  
**COTTONWOOD RANCH**  
 Unity, Oregon  
 5,171± ACRES | \$3,500,000  
 An opportunity to run 250+/- cows on an all deeded ranch. 450+/- acres irrigated with some late water. 3 homes plus all improvements needed to operate. Some pine timber, creeks and great hunting. 7 +/- miles to school. One hour from Baker City.

**FAY RANCHES**  
 KEN BENTZ  
 Principal Broker  
 Licensed in Oregon & Nevada  
 541.647.0657  
 KBentz@FayRanches.com  
 www.FayRanches.com  
 FARMS • TIMBER • RANCHES • PLANTATIONS

**HEREFORD VALLEY RANCH**  
 Hereford, Oregon  
 1,328± ACRES | \$2,600,000  
 An efficient, 250+/- cow ranch below Unity reservoir. 455 irrigated acres with excellent water rights. Well maintained with new pipe corrals and a certified feedlot. Out the gate BLM permit, great improvements on a nice meadow ranch.

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**156.58 acres with feedlot, irrigation, creek, residence, & outbuildings, \$769,000. Ontario, OR. Silvercreek Realty Group Call Donna Gill 208-550-2111**  
**1500± Deeded farmable acres, corrals, calving barn, two solar wells. Sale/ trade or lease. Motivated! Possible financing available. Burns, OR. 541-589-4524**

**564 Farms**  


**Indian Valley, ID. 1,153 +/- Acres. Hell's Canyon Rim Country: For Sale By Owner.** Magnificent Mountain Views, highly productive farmland, growing alfalfa hay, timothy hay and grain. One main home, a secondary home and 4 additional home sites with access to power and water. 5 large hay barns, 7 pivots, 2 wheel lines, granary and additional outbuildings. Water rights, well water, two irrigation wells, surface water. Hunting opportunities. About 15 miles from Council, ID. Firm Pricing. Possible short-term owner financing. Serious Buyers only, \$5,000,000. Call 208-256-4419, 208-741-2399

**53 Acre Turnkey Farm:** Retirement Due to Health. River Frontage, \$1,200,000 beginning bid. Albany, OR. 541-619-1160 Leave Message.

**104 Acre Farm** on beautiful Whidbey Island, WA. 3 bedroom, 3 bath SFR; 3 bedroom, 2 bath MH, both have well and septic, large barn, several outbuildings, covered manure storage area. All acres are fenced and cross fenced. Irrigation well. Partial farm and ag tax status, has farm plan with local conservation district, \$2,200,000.  
**360-675-9091 x3 julia@ipmrent.com**

**Don't Miss This One!**  
 Reduced: 80 Acres Vale Oregon, 3 bedroom, 1 bath, shop and corral. 60 acres irrigated in pasture and new Alfalfa, \$369,000. 541-881-3974, 208-599-1151

**SALE OR LEASE**  
 Banks, OR.  
 96 Acre nursery farm, 2 homes, shop and outbuildings, 40 acres gravel yard, 43 acres dirt beds, 100x200 steel building, dairy creek water rights, 4" TVID box, recirculation pond, 2" valve every 40', fenced. Highway frontage. 503-320-0783  
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**DREAM FARM:**  
 3 bdr/ 2 bath, 40 acres, 2nd kit, walk-in fridge, dairy+ more buildings, irrigation, well, x-fenced, organic, great community! By owner, \$239,000. N. Central WA. See Larkhavenfarm.com  
**FARM/RANCH FOR SALE**  
**34 Acre Farm/ Ranch** all under irrigation, 2600 sq.ft. home, 4-1/2 acre pond, 130x65 shop, 65x45 machine shed, 40x26 garage, \$625,000. Monroe, OR. Call for more information 541-321-9088

**Beautiful 63.03 acre improved livestock farm** with grassland pastures, custom built 3177 sq ft home, 8320 sqft barn with horse/ cattle feeding facility, hay storage and completely finished shop area. Excellent horse/ livestock property includes small reservoir, corrals, cattle working pastures, etc. Superb pasture and or hay land. Great private setting off Cascade Highway, minutes from downtown Silverton, OR. Additional opportunities for other agricultural uses including vineyard development, \$1,795,000. 541-620-4242  
 www.rimrockinvest.com  
 rrc.rimrock@gmail.com

**WA ACREAGE**  
**22 Acres Chelan** SALE PENDING \$225,000  
**75 Acres Chelan** SALE PENDING \$520,000  
**5.5 Acres Centralia** Mostly Timber. \$65,000  
**FRANK DIPOLA REALTY**  
 201 S. Tower St.  
 Centralia, WA 98531  
**360-736-9561**

**567 Dairy Farms**  
**GOT MILKERS?**  
**Celebrate June Dairy Month**  
 in Capital Press' **34th Annual Dairy Industry Special Section JUNE 1ST, 2018**  
 Our annual Dairy Special Section spotlights dairy operations and operators in California, Idaho, Oregon and Washington. It features an in depth look at the situations and successes - needs and concerns of this dynamic industry.  
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**TREASURE VALLEY, IDAHO DAIRY**  
 Rotary barn, open lot with shades, 5,200 hd CAFO, shipping rights, 260 acres with pivots, 3 homes. Nice clean operating dairy.  
**Tom Floyd 208-996-5129**  
 Western Idaho Realty

**570 Orchard & Vineyard Property**  
**28.89 Acres of Producing Cranberry Bogs:** includes Ocean Spray A Pool Contract. Approximately 27 Acres additional property. 1200 sq.ft. home. Storage buildings, additional equipment. Owned and operated by single owner for last 30 years, now retiring. Call for details, \$1,100,000. Seaview, WA. 360-642-3727

**56 acre well managed Hazelnut orchard/ income property.** Home and shop rented. \$1,999,999 Cornelius, OR. Bill Hekman, Professional Realty Services, International 503-580-8664

**576 Land**

**Transferable Water Right**  
**79.42 acres on Spokane arm of Lake Roosevelt**  
 Presently has 71.4 acre feet transferable water right (Washington certificate number S3-23652B). Possible 8 to 10 lots with lake views. 6 inch cased well. 3 phase at property. 3.5 miles from boat launch, \$450,000 with water right. Deral 509-990-3330

**Don't Miss This One!**  
**Grazing Land in NE California**  
 Grazing land east of CalPines, next to Graves Reservoir. 2367 acres and 760 acres. Access is limited, seasonal to some and across public land to some. Seasonal drainage. Great hunting, buck, antelope, game bird. Owner will consider terms for qualified buyer, \$450/ acre. SW of Alturas near County Rd 72. 360-675-9091 x3. julia@ipmrent.com

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**PACIFIC NORTHWEST PROPERTIES**

**Rudio Mountain Ranch** - Grant County, Dayville, OR 24,178 +/- acres **\$27,950,000 CP#02517**  
**Rock Creek Ranch** - Klamath County, Klamath Falls, OR 3,386 +/- acres **\$17,000,000 CP#03317**  
**Anderson Dryland Farm** - Umatilla County, Pendleton, OR 6,313 +/- acres **\$7,310,000 CP#03217**  
**Couse Creek Ranch** - Umatilla County, Milton-Freewater, OR 3,903.38 +/- acres **\$7,238,400 CP#00418**  
**Wolf Creek Ranch** - Union County, North Powder, OR 2518 +/- acres **\$6,500,000 CP#00217**  
**Briggs Canyonville Farm** - Douglas County, Canyonville, OR 925 +/- acres **\$5,500,000 CP#01717**  
**Birch Creek Irrigated Farm** - Umatilla County, Pendleton, OR 737 +/- acres **\$4,500,000 CP#01316**  
**Wine Development Property** - Douglas County, Winston, OR 387.72 Acres **\$3,375,000 CP#02317**  
**Frazier Mountain** - Union County, Medical Springs, OR 5,350 +/- acres **\$3,445,000 CP#02514**  
**Tripalong Ranch** - Wallowa County, Troy, OR 861 +/- acres **\$2,900,000 CP#02417**  
**Silverlake Property** - Spokane County, Medical Lake, WA 500 +/- acres **\$2,500,000 CP#00715**  
**Meadow Grass River Ranch** - Baker County, Baker City, OR 425 +/- acres **\$2,300,000 CP#00617**  
**Hermiston Development Property** - Umatilla County, Hermiston, OR 41 +/- acres **\$2,295,000 CP#02216**

**Arlington Property** - Gilliam County, Arlington, OR 1,271 +/- acres **\$1,800,000 CP#01214**  
**Lazy 66 Ranch** - Gilliam County, Condon, OR 2,248 +/- acres **\$1,750,000 CP#01917**  
**South Umpqua River Property** - Douglas County, Canyonville, OR 1,177 +/- acres **\$1,600,000 CP#00517**  
**Bensel Road Irrigated Property** - Umatilla County, Pendleton, OR 38 +/- acres **\$1,500,000 CP#01117**  
**The 57 Ranch** - Baker County, Keating, OR 262 +/- acres **\$1,399,000 CP#00416**  
**Angel Gulch Property** - Grant County, Mt. Vernon, OR 464 +/- acres **\$1,350,000 CP#02217**  
**Rhea Creek Ranch** - Morrow County, Heppner, OR 1,258 +/- acres **\$1,300,000 CP#02617**  
**Mitchell Ranch** - Wheeler County, Mitchell, OR 1,475 +/- acres **\$1,143,125 CP#03415**  
**Durkee Ranch** - Baker County, Durkee, OR 1,205 acres **\$900,000 CP#00118**  
**Fraser Farm** - Gilliam County, Pendleton, OR 1,402 +/- acres **\$800,000 CP#00417**  
**Rock Creek Butte Ranch** - Baker County, Hereford, OR 1,560 +/- acres **\$834,000 CP#02915**  
**Hunt Property** - Baker County, Keating, OR 1,312 +/- acres **\$799,000 CP#00714**  
**Cayuse Propery** - Umatilla County, Pendleton, OR, 443.1 +/- Acres **\$789,000 CP#000518**

**Hatley Development Property** - Umatilla County, Pendleton, OR 14 +/- acres **\$733,000 CP#03117**  
**Kennewick Horse Property** - Benton County, Kennewick, WA 6 +/- acres **\$700,000 CP#02916**  
**Double Bar F Ranch** - Malheur County, Ontario, OR 115 +/- acres **\$550,000 CP#01915**  
**Baker Valley Property** - Baker County, Haines, OR 88 +/- acres **\$529,000 CP#03116**  
**Tin Pan Meadows** - Umatilla County, Weston, OR 102 +/- acres **\$525,000 CP#02416**  
**Catherine Creek Property** - Union County, Union, OR 322 +/- acres **\$499,000 CP#02614**

**Hawkins Parcel** - Umatilla County, Pendleton, OR 11 +/- acres **\$385,000 CP#02817**  
**Pilot Rock Irrigated Acres** - Umatilla County, Pilot Rock, OR 76 +/- acres **\$385,000 CP#01517**  
**Stevenson Farm** - Umatilla County, Pendleton, OR 76 +/- acres **\$350,000 CP#02415**  
**Big Buttercreek CRP Ranch** - Morrow County, Echo, OR 186 +/- acres **\$295,000 CP# 03515**  
**Skels Property** - Union County, Union, OR 80 +/- acres **\$290,000 CP#02316**  
**Elkhorn Mountain Getaway** - Baker County, Baker City, OR 230 +/- acres **\$229,000 CP#00717**  
**Ballard Creek Ranch** - Baker County, Oxbow, OR 160 +/- acres **\$160,000 CP#01916**

**VISIT OUR WEBSITE FOR MORE INFORMATION**  
**www.whitneylandcompany.com**  
**The Whitney Land Co.**  
**541-278-4444** 101 S.E. 3rd | P.O.Box 1614, Pendleton, OR 97801  
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